

**SHERIFF'S SALE
VALUABLE REAL PROPERTY**

STATE OF MARYLAND
MONTGOMERY COUNTY, TO WIT:

By virtue of a Writ of Execution issued by the Circuit Court for Montgomery County, Maryland, and to me as Sheriff of said County, directed at the suit of Healthcare Resource Network LLC v Vivos Real Estate Holdings LLC in the Circuit Court for Montgomery County, Maryland Case No. 480077V have this 6th day of August 2021, seized and taken into execution all the right and title, claim, interest, and estate, at the time the judgment became a lien on the property, both at law and in equity of the said Vivos Real Estate Holdings LLC, of, in, to, and about the following described property to wit:

Real Property listed as 22 Baltimore Rd, Rockville, MD 20850 and further described as Part of Lot Numbered Twenty Five (25) as per plat recorded among the land records of Montgomery County at Plat No. 21991, and further described as Ownership Lot Numbered Twenty Five A (25A) as reflected on a plat of ownership captioned "LOTS 25A and 25B, 3rd ADDITION TO ROCKVILLE" recorded at Plat Number 21990 among the land records of Montgomery County, Maryland.

Together with and subject to the terms, of that Deed of Easement and Conditional Security Agreement dated January 20, 1994 in favor of the Maryland Historical Trust recorded in liber 12241 at Folio 363, as modified by instrument recorded in Liber 13324 at Folio 677.

BEING the same property conveyed unto the Vivos Real Estate LLC, by deed recorded in Liber 55851 at Folio 088 among the land records of Montgomery County, Maryland.

Purchasers should be aware that they are purchasing Vivos Real Estate Holdings LLC's interest only. The described property will be sold subject to reservations of title, subject to liens of records, and to all claims known and unknown. In order to obtain clear title, the cost of conveyance and outstanding senior liens must be paid by the purchaser.

I hereby give notice that I will sell all the right, title, claim, interest and estate both in law and in equity of the said Vivos Real Estate Holdings LLC, and, of, in, to, and about the above-described property to the highest bidder for cash at the Maryland Avenue entrance of the Judicial Center, 50 Maryland Avenue, Rockville, Maryland on January 12, 2022 at 10:20 am.

TERMS OF SALE:

A deposit of \$5,000 of the purchase price will be required at the time of the sale, balance due within 10 days after ratification from the courts. Deposit and remaining balance must be paid in U.S. currency, certified check or cashiers check made payable to "Sheriff of Montgomery County". No personal or business checks will be accepted. In order to be eligible to bid you must have a government issued photo ID (i.e. Drivers License) and \$5,000.00 deposit in hand.

In the event of default by said purchaser and at their risk and expenses, the Sheriff may declare the deposit forfeited and resell the premises. In such event the defaulting purchaser will be liable for payment of all costs and expenses of both sales. The forfeited deposit, less expenses, will be credited towards the judgment after the final ratification. This sale will be final after ratification from the courts.

Darren M. Popkin, Sheriff
Montgomery County, Maryland